

# \$6,900,000 - 178 Clearview Drive, Rural Red Deer County

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MLS® #A2236733

**\$6,900,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 4.45 Acres

Clearview Indust. Park, Rural Red Deer County, Alberta

Free standing building with large yard in Red Deer County. Well compacted fully fenced and gated yard, with potential for building expansion. Excellent property for manufacturing or service companies that require trailer and equipment storage. 32,570 SF freestanding building on 4.45 acres in Clearview Industrial Area. Office area includes 10 offices and a large boardroom. Warehouse features make-up air and two 5-ton cranes. Four (4) grade loading doors. Quick access to the QEII Highway and Highway 595. Zoned BSI (Business Service Industrial) suitable for a range of industrial uses.

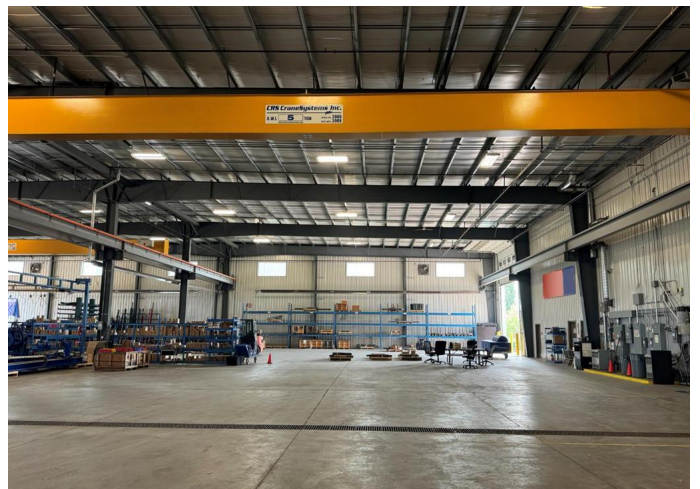
Built in 2009

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | A2236733    |
| Price      | \$6,900,000 |
| Bathrooms  | 0.00        |
| Acres      | 4.45        |
| Year Built | 2009        |
| Type       | Commercial  |
| Sub-Type   | Industrial  |
| Status     | Active      |

## Community Information

Address 178 Clearview Drive



|             |                        |
|-------------|------------------------|
| Subdivision | Clearview Indust. Park |
| City        | Rural Red Deer County  |
| County      | Red Deer County        |
| Province    | Alberta                |
| Postal Code | T4E 0A1                |

### **Additional Information**

|                |                          |
|----------------|--------------------------|
| Date Listed    | July 3rd, 2025           |
| Days on Market | 65                       |
| Zoning         | BSI - Business service I |

### **Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | CDN Global Advisors Ltd. |
|----------------|--------------------------|

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